

BUILDING SUSTAINABLE COMMUNITIES





THE INTERNATIONAL PROPERTY AWARDS ORGANIZATION

The International Property Awards are open to residential and commercial property professionals from around the globe. They celebrate the highest levels of achievement by companies operating in all sectors of the property and real estate industry. An International Property Award is a world-renowned mark of excellence.

International Property Media Ltd, The Mill House, Bishop Hall Lane, Chelmsford, Essex, CM1 1LG, United Kingdom.
www.propertyawards.net

In 2020, Naseej received international recognition for its flagship project CanalView located at the health Island of Dilmunia.

The UK-based International Property Awards body awarded CanalView with two prestigious awards in two separate categories for their outstanding real estate offering within the Arabian & African region for 2020-2021.

CanalView received a five-star rating and a “Best” in its class award for **Residential Development Bahrain 2020-2021** in the Arabian & African region. The five-star rating moved CanalView as a Nominee for the International Property awards scheduled in 2021.

The Project also received **Best Apartment Bahrain 2020-2021** in the Arabian & African region.

More details follow on page 6.



Building Communities that Build Bahrain



www.naseej.bh

COMPANY PROFILE

Naseej is the MENA region's first fully-integrated real estate and infrastructure development company, encompassing the entire value chain from concept to completion. The Company's core activities comprise design and master planning; development and construction; building components; mortgage facilitation; and asset management.

Headquartered in the Kingdom of Bahrain and capitalised at US\$229 million, the Company was established by prominent private and public sector investors to act as a pioneering catalyst for addressing the region's affordable housing development needs.

Demand-driven, the Company is committed to delivering value-based real estate solutions through insight and innovation; applying pragmatism when meeting new challenges; delivering real benefits to individuals and societies; and building the foundations of prosperity for future generations, always with vision. The logo of Naseej signifies the texture of life within the societies that the Company serves.



OUR MAIN SHAREHOLDERS

Naseej's main shareholder base comprises of major banks and organizations with a solid and sound reputation in Bahrain and the rest of the region. These include Ithmaar Holding B.S.C, Bank of Bahrain & Kuwait B.S.C (BBK), Ithmaar Development Company Ltd, Social Insurance Organisation of the Kingdom of Bahrain, Eskin Bank, GFH Financial Group BSC, Khaleeji Commercial Bank B.S.C, Alfateh Investment and Ibdar Bank B.S.C.





A COMPANY THAT
BUILDS HOMES.
HOMES THAT BUILD
COMMUNITIES.
**COMMUNITIES THAT
SHAPE BAHRAIN.**

BUILDING COMMUNITIES THAT BUILD BAHRAIN



PROJECT PORTFOLIO REVIEW

BASATEEN

*Location: Busaiteen, Bahrain | Segment: Mid-income housing
Value: BD 3.6 million | Size: 5,750 square metres*

Project Overview

This residential housing development is situated in a highly sought-after neighbourhood of Muharraq, which is well-served by numerous local community facilities. The project comprises 23 semi furnished, luxury villas, complete with air conditioning, European tiling, lighting, gypsum, sanitary ware, fully fitted European kitchens with appliances, garage shutter electric doors, intercoms systems, as well as en-suite bathrooms in every room.

www.basateen.bh
instagram: naseejbsc



CANALVIEW

*Location: Dilmunia Island, Bahrain | Segment: Mixed-use residential and retail | Value: BD 27.5 million
Size: 13,000 square metres*

Project Overview

This landmark mixed-use property development of over 13,000 square metres occupies a prime location on the prestigious Dilmunia Island, situated alongside a 1.6-kilometre canal with dual pedestrian access, and featuring a waterfall and fountains. The project comprises 246 luxury apartments in four buildings, which are set in landscaped gardens next to a sweeping canal promenade providing a diverse range of retail and leisure-related outlets. Canal View's amenities include indoor and outdoor swimming pools, a gymnasium and multi-sport court, residents' club house, and a shaded rooftop garden with a BBQ area. A number of special apartments will have their own private garden areas.

www.canalview.bh
instagram: canalviewbh



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ARAD

*Location: Muharraq, Bahrain | Segment: Social (Mazaya) & Affordable Housing | Value: BD 25.2 million
Size: 130,000 square metres*

Project Overview

This large property development site is located at Arad Bay. The project comprises a total of 203 villas and 98 land plots for sale. All villas will be allocated to the Mazaya Scheme.



BARBAR

*Location: Barbar, Bahrain | Segment: Social (Mazaya) & Affordable Housing | Value: BD 39.7 million
Size: 150,000 square metres*

Project Overview

This large property development project is located in the vicinity of Barbar Village, close to the historic Dilmun-era Barbar Temple, which is a tentative UNESCO heritage site. The project will comprise 301 villas and 100 land plots for sale. The villas will be launched in phases, with the first phase consisting of 57 villas, of which 34 will be allocated to the Ministry of Housing's Mazaya Scheme.

AIN AL AOUDA HOUSING PROJECT - MOROCCO

*Location: Ain Al Aouda, Morocco | Segment: Social and affordable housing with retail | Value: BD 9.6 million
Size: 356,100 square metres*

Project Overview

In 2012, Naseej signed an agreement with the Government of Morocco to develop social and affordable housing units on two adjoining land plots in Ain Al Aouda – which is located 24 kilometres from Rabat and 80 kilometres from Casablanca – through which to help address the country's housing shortage. The project suffered initial delays due to socio-economic and financial issues. The overall masterplan and use of land were changed by the Government in 2017, with the original social housing concept being expanded to embody affordable housing, and complementary retail and commercial facilities. Naseej successfully negotiated significant concessions with the Government, which reduced financing risks and enhanced the viability of this project.

LAND BANK - AMWAJ LAND

Naseej expanded its land in Bahrain with the purchase of a plot of land covering 125,000 square metres at Amwaj Islands. The land occupies a prime position near to the main entrance to Amwaj, overlooking the International School of Choueifat. Progress to date includes submission of a revised traffic plan to the Marine Recourse Directorate; receipt of two Letters of No Objection from adjoining neighbours, Dilmunia Island Management and the International School of Choueifat; and the start of reclamation works.



PORTFOLIO DIVERSIFICATION

While maintaining its primary focus on social and affordable housing projects in Bahrain, Naseej plans to diversify its portfolio by pursuing selective opportunities in related sectors such as community-based retail facilities, education and healthcare. The Company will adopt a prudent business approach, focusing on demand-driven, sustainable and non-speculative developments, through which to enhance value to both shareholders and end users.

RETAIL: Jumana

The retail component of Naseej's affordable housing development at Salman Town has been completed, and leasing of the units has commenced. During 2019, Raseel Restaurant & Café, offering a variety of Asian cuisines, became the first dining outlet to open at Jumana.



RETAIL: CanalView

Canal View features a retail component covering two storeys at the podium level of the four residential towers, which will offer a variety of shops, restaurants and cafés, fashion outlets and service stores; together with the possibility of entertainment facilities geared towards canal-side water activities. A retail consultant will be appointed to provide insight and knowledge on how to attract and fill the spaces in a manner that is profitable to the Company, while also keeping in mind the well-being of residents.



EDUCATION

Naseej is working with a well-known education provider in Bahrain to develop plans for the construction of a new BD12.5 million International school at Dilmunia Island.

CANALVIEW RECEIVES INTERNATIONAL RECOGNITION

AN **AWARD** WINNING VIEW

C O M F O R T . H A P P I N E S S . L I F E S T Y L E



**ARABIAN
PROPERTY
AWARDS**
DEVELOPMENT



**BEST RESIDENTIAL
DEVELOPMENT BAHRAIN**

CanalView
by Naseej BSC (c)

2020-2021



**ARABIAN
PROPERTY
AWARDS**
DEVELOPMENT

AWARD WINNER

**APARTMENT /
CONDOMINIUM BAHRAIN**

CanalView
by Naseej BSC (c)

2020-2021

CanalView.bh

In the heart of Dilmunia Island



WINNER OF TWO AWARDS AT THE INTERNATIONAL
PROPERTY AWARDS IN THE ARABIAN & AFRICAN REGION

- Best Residential Development - Bahrain 2020-2021
- Best Apartment - Bahrain 2020-2021
- Nominee for Best Residential Development
at the International Property Awards in 2021

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presentation



BOARD OF DIRECTORS



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Director



**MR. MOHAMMED
KHALIL ALSAYED**

Managing Director



MR. SAQER SHAHEEN

Director

Building Communities that Build Bahrain

Located opposite Saar Mall, Yasmeenat Saar comprises of 27 mid-high end villas built to the highest standard specification with open plan layouts to suit today's life-style aspirations.

yasmeenatsaar.bh



MANAGEMENT & EXECUTIVE TEAM



**MR. MOHAMMED
KHALIL ALSAYED**

Managing Director



**MR. AHMED
AL HAMMADI**

General Manager



MR. AMER JANAHI

Head of Human Resources
& Administration | Board
Secretary | Corporate
Governance Officer



MR. ROY SULLIVAN

Head of Construction



**MR. MOHAMMED
AL SHAIKH**

Head of Investments



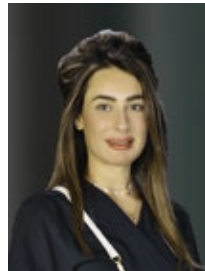
MR. NASER SHARIF

Head of Finance | Risk Officer



**MR. AHMED ALI
ABDULLA**

Senior Manager,
Property Sales



MS. EMMA SHARIF

Senior Manager, Corporate
Communications & PR



MR. KHALID AL JASIM

Senior Manager,
Information Technology



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HOMES THAT
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**COMMUNITIES THAT
SHAPE BAHRAIN.**

NASEEJ 

BUILDING COMMUNITIES THAT BUILD BAHRAIN





JUMANA
مدينة سلمان

Jumana – Madinat Salman

This affordable housing component of the PPP project located at Madinat Salman, comprising 165 villas and 202 apartments in a serene seafront setting, made excellent progress during 2018. Following the successful completion and handover of all villas to homeowners in 2017, the effort continued throughout 2018 with the completion and fit-outs of the apartment blocks.

**THE FIRST PUBLIC-PRIVATE PARTNERSHIP
OF ITS KIND IN THE GCC**

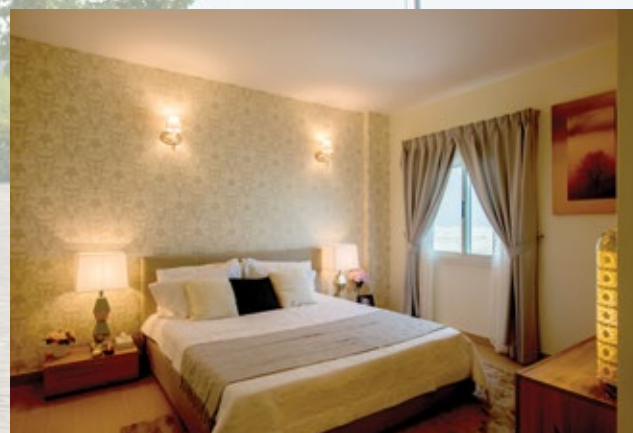
**IN PARTNERSHIP WITH THE
MINISTRY OF HOUSING - BAHRAIN**


SOCIAL & AFFORDABLE HOUSING UNITS

Number of units: 2,685

Locations: Madinat Salman, Al Luwzi

jumana.bh





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